



"The City With a Heart"

Perry Petersen, *Chair*
Joe Sammut, *Vice-Chair*
Sujendra Mishra
Rick Biasotti
Bob Marshall, Jr
Mary Lou Johnson
Kevin Chase

AGENDA

PLANNING COMMISSION MEETING

December 6, 2011

7:00 p.m.

Meeting location: Senior Center, 1555 Crystal Springs Road, San Bruno

Planning Commission meetings are conducted in accordance with Roberts Rules of Order Newly Revised. You may address any agenda item by approaching the microphone until recognized by the Planning Commission Chair. All regular Planning Commission meetings are recorded and televised on CATV Channel 1 and replayed the following Thursday, at 2:00 pm. You may listen to recordings in the Community Development Department. Complete packets are available online at www.sanbruno.ca.gov and at the library. In compliance with the Americans with Disabilities Act, individuals requiring reasonable accommodation for this meeting should notify us 48 hours prior to meeting. Notices, agendas, and records for or otherwise distributed to the public at a meeting of the Planning Commission will be made available in appropriate alternative formats upon request by any person with a disability. Please make all requests to accommodate your disability to the Community Development Department 650-616-7074.

ROLL CALL

PLEDGE OF ALLEGIANCE

1. APPROVAL OF MINUTES: September 20, 2011

2. COMMUNICATIONS

3. PUBLIC COMMENT ON ITEMS NOT ON AGENDA: Individuals allowed three minutes, groups in attendance, five minutes. It is the Commission's policy to refer matters raised in this forum to staff for investigation and/or action where appropriate. The Brown Act prohibits the Commission from discussing or acting upon any matter not agendaized pursuant to State Law.

4. ANNOUNCEMENT OF CONFLICT OF INTEREST

5. PUBLIC HEARINGS Note: If you challenge the below actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this agenda, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

A. 588 San Mateo Avenue (APN: 020-142-200)

Zoning: C-B-D

Environmental Determination: Categorical Exemption

Request for a Use Permit and Parking Exception to allow a dance studio within the C-B-D Central Business Zoning District per Chapters 12.96.120.C.7 and 12.100.120, of the San Bruno Zoning Ordinance. Yenis Cotua (Applicant), Artur & Hilda Basmajian (Property Owner)

UP-11-013 & PE-11-001

6. DISCUSSION

A. CITY STAFF DISCUSSION

- **Presentation from City Attorney on Brown Act and Conflicts of Interest**
- **Select the January 12, 2012 Architectural Review Committee members**
- **Update on Development Activity**

B. PLANNING COMMISSION DISCUSSION

7. ADJOURNMENT

The next regular Planning Commission Meeting will be held on January 17, 2012 at 7:00 p.m. at the Senior Center, 1555 Crystal Springs Road, San Bruno.